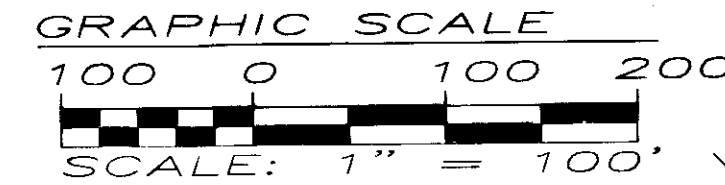


140001141



AREA CALCULATIONS

ORIGINAL AREA (PER INST. NO. 110022991):
PARCEL A: 5.9127 AC. ± = 257,558 SF ±
TM (31-1)(1-31) - 8.28 AC. ± = 360,819 SF ±
PARCEL B: 7.6568 AC. ± = 333,530 SF ±
TOTAL 21.85
NEW AREA: 4.5209 AC. ± = 196,932 SF ±
TM (31-1)(1-31) - 6.6702 AC. ± = 290,555 SF ±
PARCEL B: 10.6614 AC. ± = 464,411 SF ±
TOTAL 21.85

PARCEL "B" WAS FIRST CREATED BY PLAT DATED MARCH 30, 2004 AND RECORDED AS INST. #040021778.

BOUNDARY LINES SHOWN HEREON AS EXTINGUISHED WERE CREATED BY BLA PLAT DATED JULY 10, 2011 AND DEED DATED NOVEMBER 3, 2011 AND RECORDED AS INSTRUMENT NO. 110022991.

DRAINFIELDS ARE SHOWN PER VDH PERMIT INFORMATION. THERE IS NO EVIDENCE OF EXISTING DRAINFIELDS OR WELL AT #6096.

RESIDENCE AT #6060 IS IN DISREPAIR AND APPARENTLY ABANDONED. THERE IS NO VISUAL EVIDENCE OF DRAINFIELDS OR WELL.

NOTES: JONES ROAD RIGHT OF WAY BASED UPON BEST FIT BETWEEN RECORD INFORMATION AND MONUMENTS A, B, C & D FOUND AS SHOWN

CERTIFICATE OF SOURCE OF TITLE THE PROPERTY SHOWN ON THIS PLAT AS PARCEL "B" WAS CONVEYED BY ELVIN H. JONES AND G. DELORES JONES (DECEASED) TO BERNARD BISHOP, JR BY DEED, DATED AUGUST 18, 2004 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AT INSTRUMENT NO. 040021778.

CERTIFICATE OF SOURCE OF TITLE THE PROPERTIES SHOWN ON THIS PLAT AS PARCEL "A" & T.M. (31-1)(1-31) WERE CONVEYED BY SHIRLEY L. JONES TO ELVIN H. JONES AND G. DELORES JONES (DECEASED) BY DEED, DATED JANUARY 3, 2004 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AT INSTRUMENT NO. 040000042.

NOTE: BOUNDARY LINE SHOWN PER VDOT PLANS

- GENERAL NOTES: 1. THE PROPERTY SHOWN HEREON IS ASSESSOR'S PARCELS (31-1)(1-27) AND (31-1)(1-31) AND THE CURRENT ADDRESSES ARE #6096, #6100 & 6060 CENTERVILLE ROAD RESPECTIVELY. 2. PARCEL B IS SERVED BY EXISTING PRIVATE WELL AND SEPTIC DRAINFIELD PARCELS "A" AND (31-1)(1-31) ARE TO BE SERVED BY PUBLIC WATER 3. THE PROPERTIES ARE ALL CURRENTLY ZONED A1. 4. THE PROPERTIES LIES IN FLOODZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) PER F.I.R.M. 51095C0110C, DATED 09/28/2007. 5. MINIMUM BUILDING SETBACK LINES (PER COUNTY CODE): SIDE = 15' REAR = 35' 6. ALL FUTURE UTILITIES SHALL BE PLACED UNDERGROUND IN ACCORDANCE WITH SECTION 19-33 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE. 7. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY CODE. 8. ONSITE SEWAGE TREATMENT SYSTEMS SHALL BE PUMPED OUT AT LEAST ONCE EVERY FIVE YEARS PER SECTION 23-9(b) OF THE JAMES CITY COUNTY CODE. 9. THIS PLAT PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT. EASEMENTS ARE SHOWN PER AVAILABLE INFORMATION. OTHER EASEMENTS MAY EXIST. 10. WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT THOSE ACTIVITIES PERMITTED BY SECTION 23-7(c)(1) OF THE JAMES CITY COUNTY CODE. 11. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE. 12. PROPERTY CORNERS SHOWN AS IRS (IRON ROD SET) WILL BE SET PER NOTE #15 BELOW. 13. EASEMENTS DENOTED AS JCSA UTILITY EASEMENTS ARE FOR THE EXCLUSIVE USE OF JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER. 14. ON-SITE SEWAGE DISPOSAL SYSTEMS INFORMATION AND SOILS INFORMATION SHOULD BE VERIFIED AND REEVALUATED BY THE HEALTH DEPARTMENT PRIOR TO ANY NEW CONSTRUCTION. 15. MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE COUNTY CODE. SUBSEQUENT TO COMPLETION OF ALL IMPROVEMENTS, BUT PRIOR TO FINAL RELEASE OF SURETY FOR A SUBDIVISION OR ANY PART THEREOF, THE SUBDIVIDER SHALL PROVIDE TO THE AGENT A SURVEYOR'S CERTIFICATE THAT THE MONUMENTS AS SHOWN ON THE RECORD PLAT HAVE BEEN INSTALLED, WERE PROPERLY ALIGNED, AND ARE UNDAMAGED. THE PROVISION OF THE CERTIFICATION SHALL BE WITHIN SIX MONTHS OF THE PLAT APPROVAL, UNLESS OTHERWISE ARRANGED, IN WRITING, WITH THE AGENT.

SURVEYOR'S CERTIFICATE I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY. A.D. SEBERT, L.S. 10/15/2013 DATE

CERTIFICATE OF APPROVAL THIS BOUNDARY LINE EXTINGUISHMENT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD. 11/7/14 DATE 11/8/14 DATE VIRGINIA DEPARTMENT OF HEALTH SUBDIVISION AGENT OF JAMES CITY COUNTY

City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on 16 January 2014 at 11:43 AM/PM, PG = Document # 140001141 BETSY B. WOOLRIDGE, CLERK

OWNERS CERTIFICATE THE BOUNDARY LINE ADJUSTMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES. 1/6/14 DATE Signature: Bernard Bishop, Jr. BERNARD BISHOP, JR.

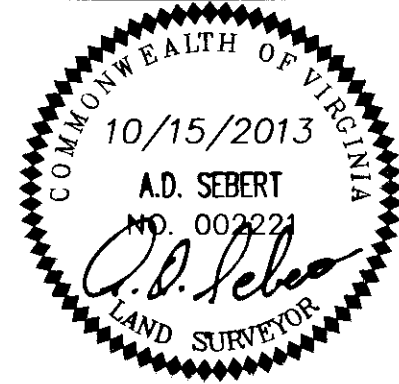
OWNERS CERTIFICATE THE BOUNDARY LINE ADJUSTMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES. 1/6/14 DATE Signature: Elvin H. Jones ELVIN H. JONES

CERTIFICATE OF NOTARIZATION STATE OF VIRGINIA CITY/COUNTY OF James City Notary Public in and for the City/County aforesaid, do hereby certify that the person(s) whose name(s) are signed to the foregoing writing have acknowledged the same before me in the City/County aforesaid. GIVEN UNDER MY HAND THIS 16 DAY OF Jan 2014 MY COMMISSION EXPIRES 7-31-17 2014 SIGNATURE: [Signature]

CERTIFICATE OF NOTARIZATION STATE OF VIRGINIA CITY/COUNTY OF James City Notary Public in and for the City/County aforesaid, do hereby certify that the person(s) whose name(s) are signed to the foregoing writing have acknowledged the same before me in the City/County aforesaid. GIVEN UNDER MY HAND THIS 16 DAY OF Jan 2014 MY COMMISSION EXPIRES 7-31-17 2014 SIGNATURE: [Signature]

SEBERT SURVEYING & LAYOUT, LLC 173 BARLOW ROAD WILLIAMSBURG, VA PHONE (757) 345-0931 CELL: (757) 784-2413 sebertsurveying@cox.net

PLAT OF BOUNDARY LINE ADJUSTMENT BETWEEN THE PROPERTIES OF BERNARD BISHOP, JR. & ELVIN H. JONES POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA



LEGEND: N/F NOW OR FORMERLY IRF IRON ROD FOUND IPF IRON PIPE FOUND BSL BUILDING SETBACK LINE R/W RIGHT-OF-WAY IRS IRON ROD SET CO SANITARY CLEANOUT WM WATER METER WV WATER VALVE PP POWER POLE

10/15/2013 REVISIONS: 12/27/13 REVISIONS PER JCC

DESIGNED BY: ADS SCALE: 1" = 200' PROJECT NO: J311-4 DRAWING NO: 1 OF 1

1 Large Plat(s) Recorded herewith as # 140001141

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